

54-3-22
21-4007092

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WARRANTY DEED
Statutory Short Form
025716

We, Michael A. McGuan and Denise V. McGuan of Waterville, Kennebec County, State of Maine, for consideration paid, grant to Denise V. McGuan of Waterville, Kennebec County, State of Maine, whose mailing address is 41 Burleigh Street, Waterville, Maine 04901, with Warranty Covenants, the land in Waterville, Kennebec County, and State of Maine, bounded and described as follows; to wit:

A CERTAIN LOT or parcel of land situate in Waterville, County of Kennebec and State of Maine, with buildings thereon, bounded and described as follows:

NO TRANSFER
TAX PAID

BEGINNING at a granite monument set in the ground in the easterly line of Burleigh Street at a point seventy (70) feet northerly from the intersection of said easterly line of Burleigh Street with the northerly line of Heath Street; thence running easterly in a line parallel with said north line of Heath Street ninety-seven and five tenths (97.5) feet; thence northerly in a line parallel with said easterly line of Burleigh Street seventy (70) feet; thence westerly in a line parallel with said northerly line of Heath Street ninety-seven and five tenths (97.5) feet to a granite monument set in the ground in said easterly line of Burleigh Street; thence southerly in the easterly line of said Burleigh Street seventy (70) feet to the place of beginning.

BEING lot numbered forty-nine (49) on a plan of the Gilman Field, so-called, made for the Waterville Land Company by John H. Burleigh, C.E., June 12, 1905 and on file in Kennebec Registry of Deeds.

SUBJECT to restrictions imposed on said premises as set forth in Warranty Deed from Wilkie C. Clark to O. J. Giguere dated March 30, 1921 and recorded in said Registry in Book 594, Page 280.

BEING all and the same premises acquired by Michael A. McGuan and Denise V. McGuan by Warranty Deed from Eleanor B. Hutchins dated February 1, 1983 and recorded in the Kennebec County Registry of Deeds in Book 2538, Page 197.

WITNESS our hands and seals this 28th day of October, 1991.

Signed, Sealed and Delivered
in the presence of:

57d
57d

Michael A. McGuan
Michael A. McGuan
Denise V. McGuan
Denise V. McGuan

STATE OF MAINE
COUNTY OF KENNEBEC

Dated: October 28, 1991

Then personally appeared the above named Michael A. McGuan and Denise V. McGuan and acknowledged the foregoing instrument to be their free act and deed.

Before me,

57d
Notary Public
Print Name _____

RECEIVED KENNEBEC SS.

1991 NOV -6 AM 9:00

ATTEST: Theresa R. [Signature]
REGISTER OF DEEDS

Stephen F. Dubord
Notary Public Attorney At Law
My Commission Expires
September 4, 1994

